

SWALLOW

GREEN



Contemporary one and two bedroom homes set in the heart of Altrincham

SQUARE

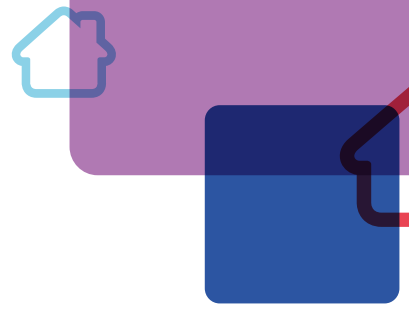
ONE



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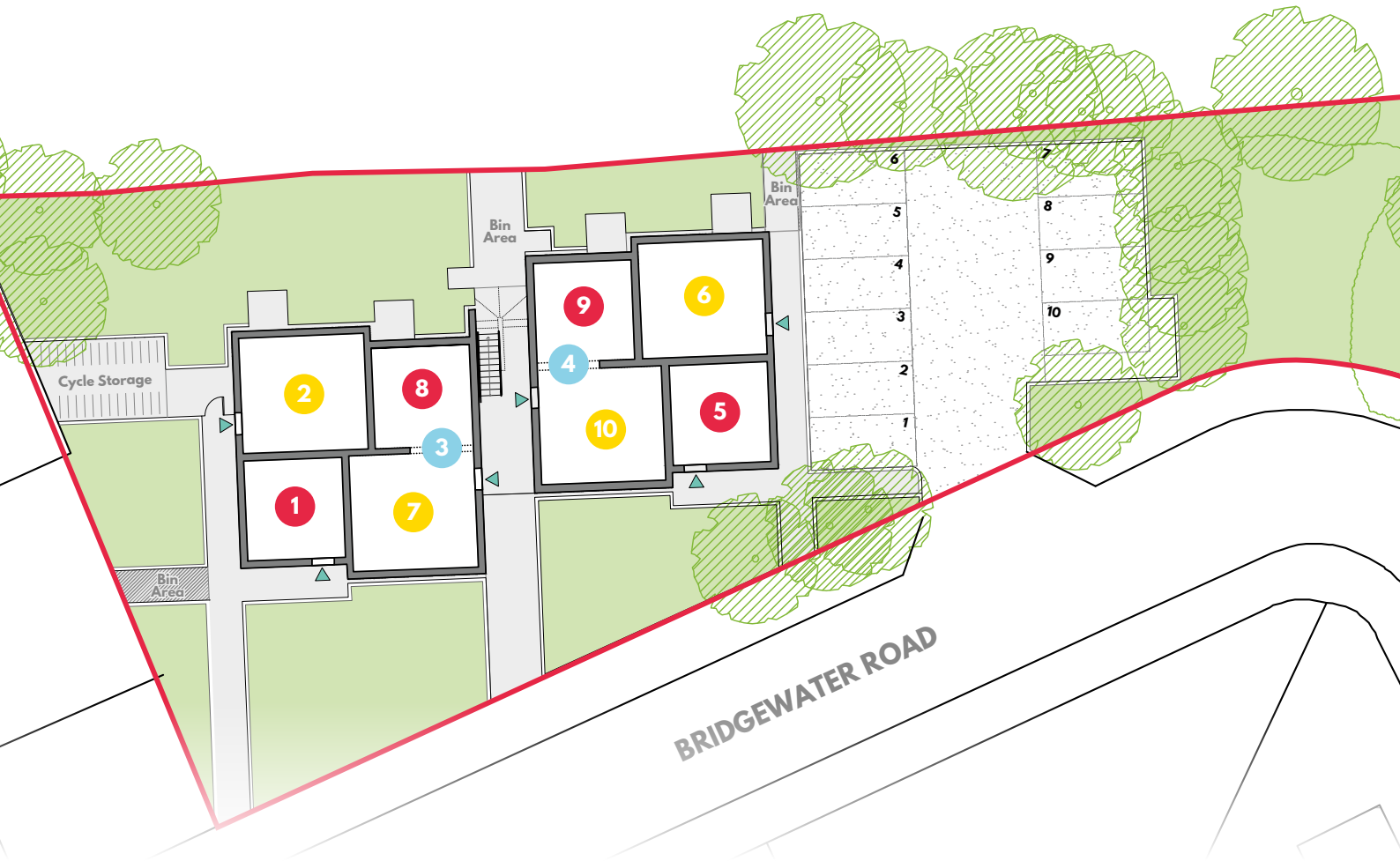
Welcome to Swallow Green

Take your first step on to the property ladder with a brand new home at Swallow Green.

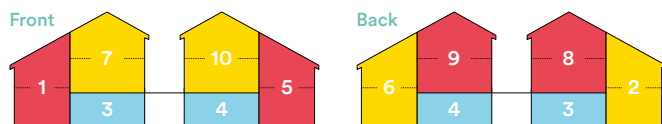
You can benefit from leafy green surroundings, whilst only being a stone's throw away from the hustle and bustle of this thriving town, its plentiful amenities and just 8 mile distance from Manchester City Centre.

Each and every home on Swallow Green has been designed with you in mind, offering great living space with modern features, perfect for your lifestyle.

Each home also benefits from one designated off-road car parking space.



Home Layout



Key

- Uno Plus Home
- Duo Home
- Duo Plus Home



Specification

Each home at Swallow Green is finished with an enhanced specification, ideal for a modern lifestyle.

Kitchen

- Fitted contemporary kitchens
- Integrated oven and hob, and fridge freezer
- Extractor unit over hob
- Stainless steel splash-back to hob
- Marble effect worktop and up-stand

Lounge

- TV Point (aerial and SKY)
- BT Point

Shower Room

- White sanitaryware
- Heated Towel Rail
- Vinyl flooring

Doors and Windows

- The Uno Plus and Duo Plus homes enjoy the benefit of a Juliette balcony
- Quality internal doors and chrome finished ironmongery
- Double-glazed windows are used throughout

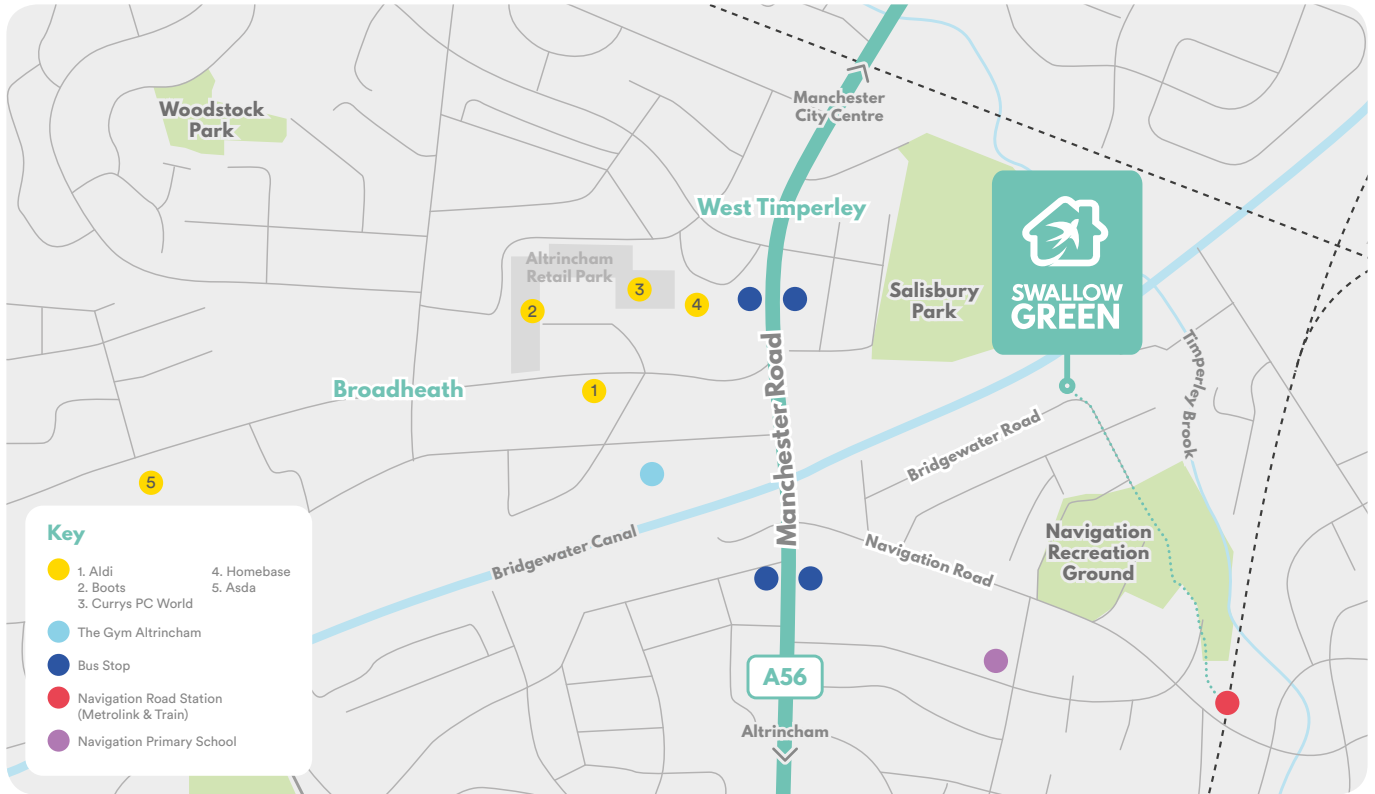
Energy

- Ultra slimline electric radiators with 24 hour energy management control
- Excellent insulation levels with thermally efficient walls, windows and roof
- Energy efficient water heaters serving both the kitchen area and shower room
- Solar panels to reduce electricity costs

General

- Storage space with ability to install washer/dryer
- Each home has its own dedicated parking space
- Emulsion painted internal walls and ceilings, gloss painted woodwork
- Landscaped and common areas will be maintained through the management regime
- Premier Guarantee cover providing a 10 year warranty





Connectivity



METROLINK

Navigation Road Tram Stop is just a five minute walk from Swallow Green through the Navigation Recreation Ground.

Frequent services on Metrolink go to Altrincham, Manchester, Manchester Airport and the wider network.



RAIL

A five minute walk from Swallow Green is Navigation Road Station with regular National Rail Services to Manchester and Chester.



CAR

Swallow Green is convenient to Altrincham Town Centre, the M60, M56, A56, Manchester City Centre and beyond making it the perfect choice for commuters.



BUS

Manchester Road Services to Altrincham, Sale and Manchester.



WALK & CYCLE

The location of Swallow Green provides an excellent opportunity for both commuting and recreation by walking and cycling along the Bridgewater Canal and wider area.

Come and visit us!

Sat Nav: WA14 1LZ

Bridgewater Road,
Altrincham, Manchester
WA14 1LZ

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